

7th Street and Arizona Avenue

Boundaries:

The site is located in downtown Tucson, north of Broadway Boulevard and east of Interstate 10, and is bounded approximately by 4th Street to the north, 4th Avenue to the east, 8th Street and the railroad to the south, and Ash Avenue to the west.

Site History:

- From approximately 1957 to 1989, dry-cleaning businesses were located on the property at 300 East 7th Street. The property is currently vacant (the building was destroyed by fire in 1989) and is now used for parking.
- Tetrachloroethene (PCE) was stored in underground storage tanks (USTs). In 1991, seven underground storage tanks (USTs) (five solvent and two heating and waste oil tanks) were removed from the property.
- In 1992, an assessment of site soils and groundwater was conducted. Soils near the heating and waste oil tanks were found to contain petroleum hydrocarbons. Analysis of a groundwater sample from a water supply well on site revealed the presence of PCE and trichloroethene (TCE) in the regional aquifer underlying the site.
- In 1997, a more extensive site assessment was performed that confirmed the presence of PCE in on site soils. PCE was detected in the soil at a maximum concentration of 26 milligrams/kilogram (mg/kg).
- Soil and groundwater investigations of several surrounding properties have been performed in connection to potential releases from USTs. PCE concentrations up to 1,900 micrograms/liter ($\mu\text{g/L}$) have been historically observed in groundwater.
- On April 27, 2000, the site was placed on the WQARF Registry with an eligibility and evaluation (E&E) score of 40 out of a possible 120.
- In July 2003, a report of the findings and recommendations for a potential ERA under WQARF was completed. Investigations show that a release of PCE, and possibly TCE, has occurred at the property at 300 E. 7th Street. There appears to be no route for human exposure.

Site Status:

- ADEQ has reviewed and approved a proposal for the construction, operation and maintenance of a soil vapor extraction (SVE) system to be installed at the former Oliver's Cleaners, 300 E. 7th Street. The SVE system should begin operating by May 2006.

- Between January – May 2005, ADEQ conducted two groundwater monitoring events. Elevated concentrations of PCE and TCE exist in the surrounding perched groundwater monitor wells. No contaminants were detected above regulatory standards in the regional aquifer.

Site Hydrogeology:

- The site is located within the Tucson Basin, a northwest trending alluvial valley covering an area of about 750 square miles in the Santa Cruz River drainage basin of southeastern Arizona.
- The site is predominantly fine-grained sands and silts interbedded with fine-grained sediments from ground surface to approximately 80 feet below ground surface (bgs). The interbedded material is underlain by a clay aquitard approximately 12 feet in thickness, forming a perched aquifer.
- Depth to perched water is approximately 65 feet bgs. The regional aquifer is encountered approximately 170 feet bgs. Flow direction in the regional aquifer is to the northeast.

Contaminants:

The current contaminants of concern in groundwater include PCE, TCE and cis-1,2-dichloroethene (cis-1,2-DCE). Contaminants of concern at the site may change as new data become available.

Public Health Impact:

To ensure that no drinking water wells have been impacted by contamination from the site, ADEQ completed a drinking water well inventory. The nearest known drinking water wells are located one-half to one mile northeast of the site.

Community Involvement Activities:

ADEQ distributes fact sheets and public notices to the nearby community when significant events occur. A public notice will be drafted and distributed prior to the installation of the SVE system.

Information Repositories:

Site information is available at both ADEQ's Southern Regional Office located at 400 W. Congress, Suite 433 in Tucson, and the main office located at 1110 W. Washington Street in Phoenix. Files are available for review Monday through Friday from 8:00 a.m. to 5:00 p.m. Please call (520) 628-6715 to arrange a file review appointment at the Southern Regional Office.

To arrange for a time to review the site file at the main ADEQ office, please call the ADEQ Records Center (602) 771-4378 or (800) 234-5677 (Arizona toll-free).

Contacts:

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* In Arizona, but outside the Tucson area, call toll free (888) 271-9302.